

BEARINGS ARE REFERENCED TO THE LINES OF DEERFIELD RIDGE PLAT 2, RECORDED IN PLAT BOOK 42, PAGE 36 OF THE BOONE COUNTY RECORDS.

LEGEND

- IRON PIPE (UNLESS NOTED OTHERWISE)
- E EXISTING 1/2" IRON PIPE (UNLESS OTHERWISE NOTED)
- S SET 1/2" IRON PIPE (UNLESS OTHERWISE NOTED)
- PERMANENT MONUMENT (TYPE A ALUM. MONUMENT)
- I.P. IRON PIPE
- RE. REBAR
- (R) RADIAL LINE
- (REC.) RECORD MEASUREMENT
- X_{DH} DRILL HOLE WITH CHISELED "X"
- ⊕ CENTERLINE
- OE — OVERHEAD ELECTRIC LINE
- — — CENTERLINE OF RIGHT-OF-WAY

NOTES

1. THIS PLAT CONFORMS TO THE ACCURACY STANDARDS FOR URBAN PROPERTY AS DEFINED BY MISSOURI BOARD RULE 20 CSR 2030-16.040(2).
2. ALL CURVE DIMENSIONS ARE ARC MEASUREMENTS UNLESS OTHERWISE NOTED AS CH. FOR CHORD DIMENSIONS.
3. A CURRENT TITLE COMMITMENT WAS NOT AVAILABLE FOR THIS PLAT.
4. THE EASEMENT RECORDED IN BOOK 2726, PAGE 67 IS FOR PUBLIC ROADWAY AND UTILITY PURPOSES.
5. THE 20' UTILITY EASEMENTS ALONG ALL RIGHTS-OF-WAY ARE BEING DEDICATED BY THIS PLAT.

STREAM BUFFER STATEMENT

AS PER U.S.G.S. QUADRANGLE MAP "JAMESTOWN", THERE ARE NO STREAMS AS DEFINED BY THE CITY OF COLUMBIA STREAM BUFFER REQUIREMENTS OF ARTICLE X, SECTION 12A-233 OF THE CITY OF COLUMBIA CODE OF ORDINANCES.

FLOOD PLAIN STATEMENT

THIS TRACT IS NOT LOCATED WITHIN A SPECIAL FLOOD HAZARD AREA (SFHA) AS SHOWN BY THE FLOOD INSURANCE RATE MAP, COMMUNITY PANEL NO. 29019C0335E, DATED APRIL 19, 2017.

APPROVED BY THE CITY COUNCIL PURSUANT TO ORDINANCE # _____

THIS _____ DAY OF _____, 2020.

BRIAN TREECE, MAYOR

ATTEST:

SHEELA AMIN, CITY CLERK

WARRANTY DEED RECORDED IN BOOK 5027 PAGE 122

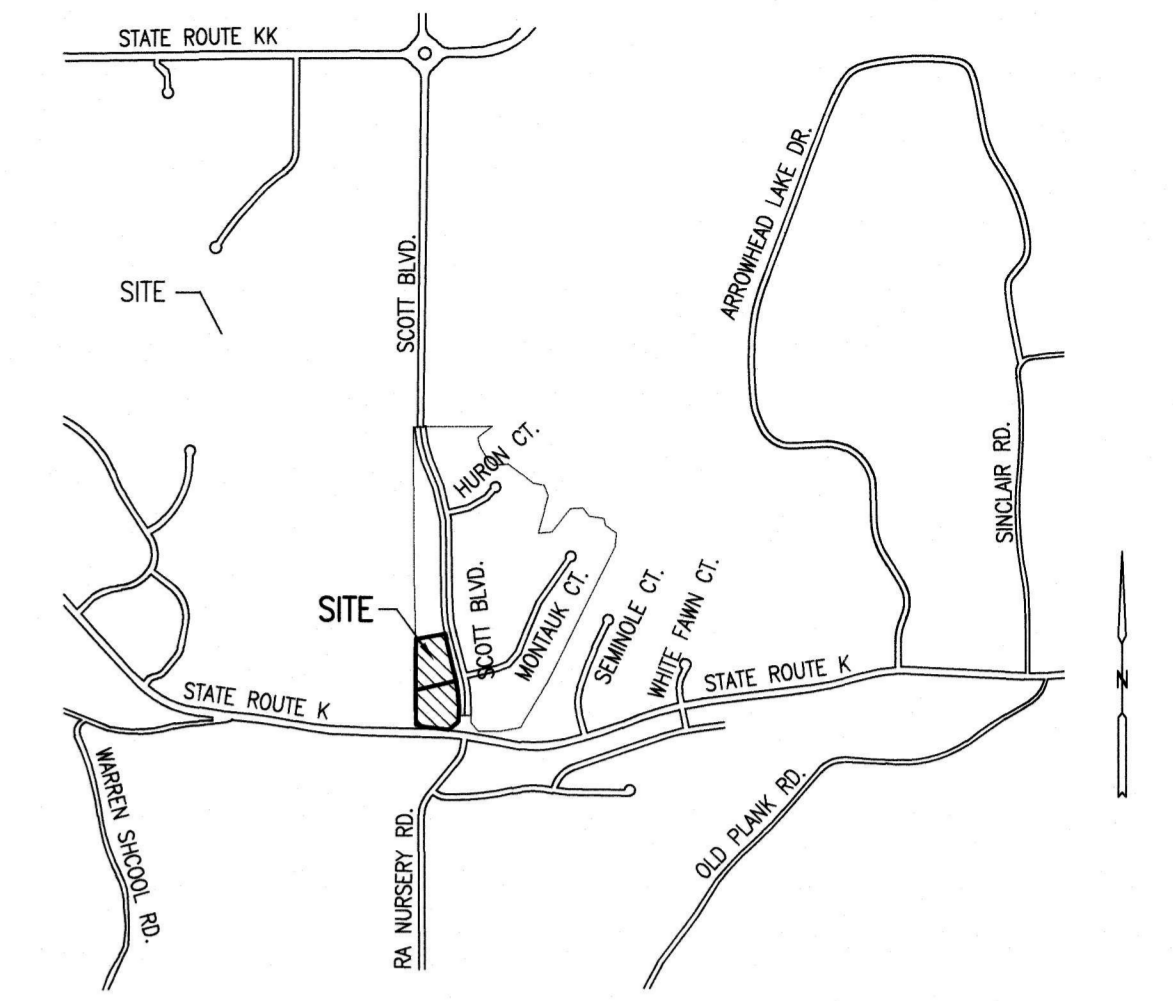
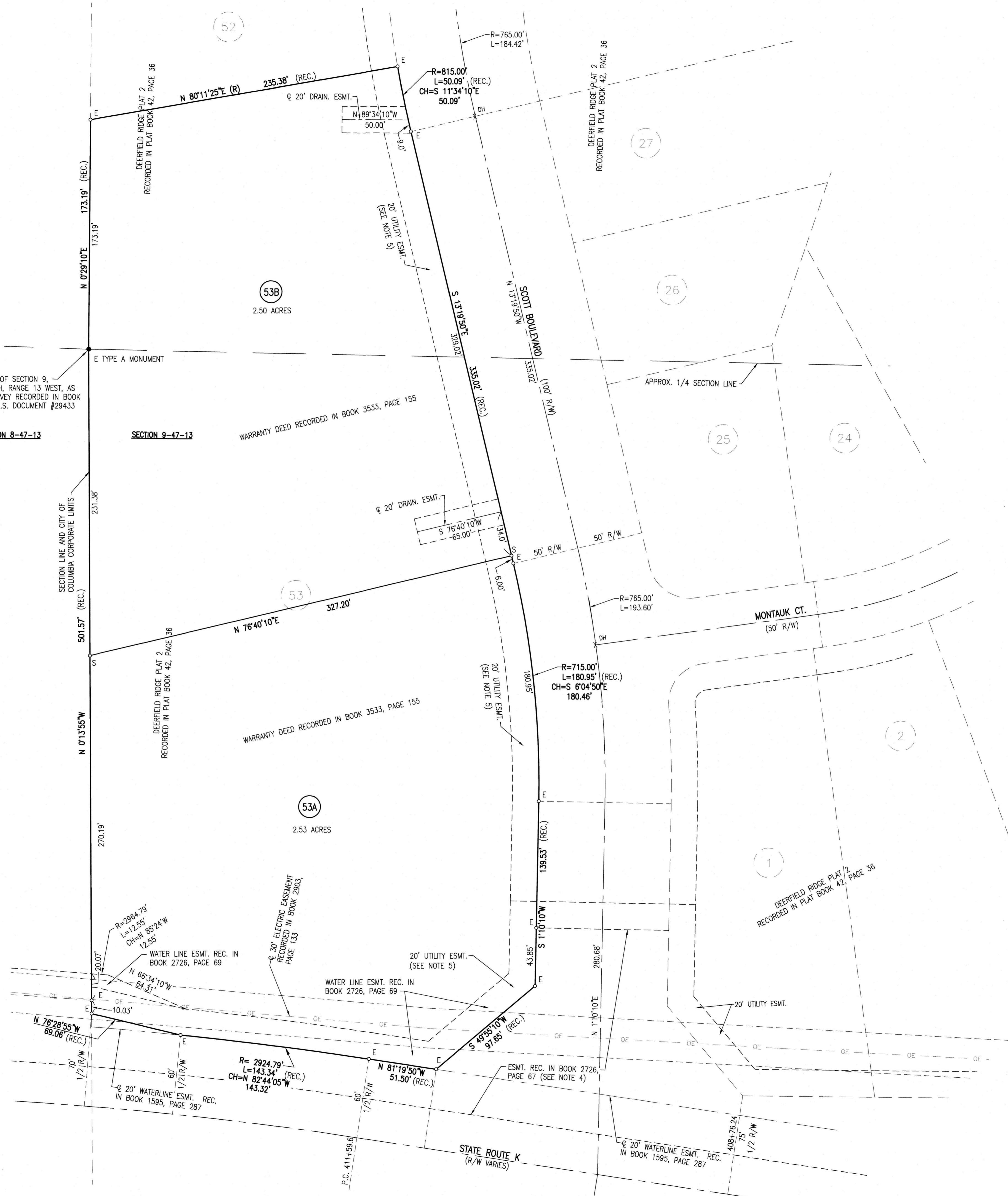
WEST 1/4 CORNER OF SECTION 9, TOWNSHIP 47 NORTH, RANGE 13 WEST, AS SHOWN BY THE SURVEY RECORDED IN BOOK 564, PAGE 683, M.L.S. DOCUMENT #29433

SECTION 8-47-13

SECTION 9-47-13

WARRANTY DEED RECORDED IN BOOK 3533, PAGE 155

WARRANTY DEED RECORDED IN BOOK 3533, PAGE 155



SITE LOCATION MAP
 NOT TO SCALE

KNOW ALL MEN BY THESE PRESENTS

DFR, LLC, BEING SOLE OWNER OF THE BELOW DESCRIBED TRACT, HAVE CAUSED THE SAME TO BE SUBDIVIDED AS SHOWN ON THIS PLAT.

IN WITNESS WHEREOF, JACK DAUGHERTY HAS CAUSED THESE PRESENTS TO BE SIGNED.

EASEMENTS, OF THE TYPES AND AT THE LOCATIONS AS SHOWN, ARE HEREBY DEDICATED TO THE CITY OF COLUMBIA FOR PUBLIC USE, AND FOREVER.

DFR, LLC

Jack Daugherty
 JACK DAUGHERTY, MANAGING MEMBER

STATE OF MISSOURI } SS
 COUNTY OF BOONE

ON THIS 11th DAY OF August, IN THE YEAR 2020, BEFORE ME, BETTY LOU COBB, A NOTARY PUBLIC IN AND FOR SAID STATE, PERSONALLY APPEARED JACK DAUGHERTY, MANAGING MEMBER OF DFR, LLC, KNOWN TO ME TO BE THE PERSON WHO EXECUTED THE WITHIN FINAL PLAT AND ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME FOR THE PURPOSES THEREIN STATED.

Betty Lou Cobb
 BETTY LOU COBB

BETTY LOU COBB
 Notary Public - Notary Seal
 State of Missouri
 County of Boone
 My Commission Expires: Dec 6, 2023
 Commission # 15690689

CERTIFICATION

A REPLAT OF LOT 53, DEERFIELD RIDGE PLAT 2, RECORDED IN PLAT BOOK 42, PAGE 36, LOCATED IN WEST HALF OF SECTION 9, TOWNSHIP 47 NORTH, RANGE 13 WEST, COLUMBIA, BOONE COUNTY, MISSOURI, AND CONTAINING 5.03 ACRES.

I HEREBY CERTIFY THAT I SURVEYED THE DESCRIBED PROPERTY AND SUBDIVIDED IT AS SHOWN ON THIS PLAT IN ACCORDANCE WITH THE CURRENT MISSOURI STANDARDS FOR PROPERTY BOUNDARY SURVEYS.

SURVEY AND PLAT BY ALLSTATE CONSULTANTS LLC

BETTY LOU COBB
 Notary Public - Notary Seal
 State of Missouri
 County of Boone
 My Commission Expires: Dec 6, 2023
 Commission # 15690689

STATE OF MISSOURI } SS
 COUNTY OF BOONE

James R. Jeffries
 JAMES R. JEFFRIES, PLS-2500
 DATE Aug. 11, 2020

SUBSCRIBED AND AFFIRMED BEFORE ME THIS 11th DAY OF August, 2020.

Betty Lou Cobb
 BETTY LOU COBB

BETTY LOU COBB
 NOTARY PUBLIC
 MY COMMISSION #15690689
 EXPIRES DECEMBER 6, 2023

FINAL PLAT DEERFIELD RIDGE PLAT 2-A A REPLAT OF LOT 53, DEERFIELD RIDGE PLAT 2		LOCATED IN SECTION 9, TOWNSHIP 47 NORTH, RANGE 13 WEST COLUMBIA, BOONE COUNTY, MISSOURI	JAMES R. JEFFRIES PROFESSIONAL LAND SURVEYOR PLS-2500
DATE	JOB NUMBER		
JULY 13, 2020	20089.01		
ALLSTATE CONSULTANTS 3312 LEMONE INDUSTRIAL BLVD. COLUMBIA, MO 65201 (573) 875-8799 ALLSTATE CONSULTANTS LLC MO PROFESSIONAL LAND SURVEYING CERTIFICATE OF AUTHORITY #2007000167		RESERVED FOR RECORDER'S STAMP	